



**CITY COUNCIL MEETING
MINUTES**

**August 6, 2019 7:00 PM
Council Chambers
400 N. Douty St.**

CALL TO ORDER REGULAR SESSION:

Mayor Sorensen called the meeting to order at 7:00 p.m.

ROLL CALL:

Attendee Name	Title	Status	Arrived
John Draxler	Vice Mayor	Present	6:50 PM
Martin Devine	Council Member	Present	6:50 PM
Sue Sorensen	Mayor	Present	6:50 PM
Art Brieno	Council Member	Present	6:50 PM
Francisco Ramirez	Council Member	Present	6:50 PM

CLOSED SESSION FOR DISCUSSION OF THE FOLLOWING:

City Attorney Ty Mizote informed the Council an issue arose that may result in potential litigation against the City. Since this occurred after the meeting's agenda was posted, the Council will require consensus to discuss this potential litigation in Closed Session. Council Member Brieno made the motion to do so, Council Member Ramirez seconded; motion passed 5-0.

A. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (GC 54956.9(d)(2))

1 potential case.

PUBLIC COMMENT:

*At this time comments from the public are limited to items listed under Closed Session (GC 54954.3a). A maximum of **three minutes** is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.*

Bob Ramos, Hanford - He did not approve of the change in the meeting of going into Closed Session at that time.

Rose Shapley, Hanford - She asked what the topic was for the Closed Session.

Atty. Mizote provided an answer to Ms. Shapley.

INVOCATION:

Invocation led by John Doyel.

FLAG SALUTE:**CLOSED SESSION ACTION REPORT:**

No action taken. The Council will reconvene into Closed Session after the meeting.

RECOGNITIONS/PROCLAMATIONS:

A. Valley Fever Awareness Month Proclamation

B. Introduce new Airport Manager, Robert Loogman

Public Works Director, Lou Camara introduced Robert Loogman, the newly hired Airport Manager for the City. Mr. Loogman expressed his appreciation for the City and enthusiasm for working in aviation.

C. Introduce new Firefighter, Scott Buckowski

D. Swearing in of Police Officers: Kelley Quilty, Idalis Rubalcava, and Chandler Wyand

City Clerk, Sarah Martinez swore in three police officers: Kelley Quilty, Idalis Rubalcava, and Chandler Wyland.

STAFF COMMUNICATIONS:

Captain Karl Anderson - Hanford Police Department is hosting National Night Out.

Community Development Director, Darlene Mata - The Planner position has not been filled yet; the person that was selected has received another job offer. The Cannabis application period end on August 15th.

Public Works Director, Lou Camara – His department is currently working on a fiber seal project.

Human Resources Manager, Sarah Cardoza – Her department is currently underway with City Manager and Fire Chief recruitments.

Utilities & Engineering Director, John Doyel - Well 50 construction is almost complete. The system will likely be back on toward the end of August.

Parks & Recreation Director, Craig Miller - He reminded the Council that the Renaissance Faire will kick off on October 5th and 6th.

A. Utilities & Engineering: Status Report for Capital Improvement Projects in Construction.

PUBLIC COMMENT:

*This is the time for citizens to comment on subject matters not on the agenda and that are within the jurisdiction of the Hanford City Council. This is also the public's opportunity to request an item from the Consent Calendar be pulled for discussion purposes or to comment on any item on the agenda. Comments related to Public Hearing items will be heard at the time the item is discussed. A maximum of **three minutes** is allowed for each speaker. Please begin your comments by stating your name and city of residence.*

Shelli Barker, Hanford - She invited the Council to attend the 9/11 Patriot Day picnic in the park that she is coordinating.

Tom Scott, Visalia - He is one of 17 business owners who hasn't been paid by Central Valley Farming (CVF). He said Mark Mendes owes him approximately \$180,000.00 plus interest.

Maxine Bennet, Hanford - Her business has also been impacted by CVF.

Tyler Bennet, Hanford - He stated his business is owed \$1,000,000.00. He asks the City that before any new lease or extension is granted to CVF, the City should talk and work with the local contractors who are owed money.

Ben Miller - He voiced his concerns about the roads and illegal parking in handicap spots.

Darian Orduno, REACT - She spoke about the group she's involved with that works toward preventing youth from using tobacco products.

Joey Joslin, Hanford, CEO of Hanford Chamber of Commerce - He spoke of the value the Chamber of Commerce brings to the City of Hanford.

Larry Piechoto, Hanford - Spoke about the homeless problem in the China Alley area.

Dan Chin, Hanford - He discussed the KART program plan and noted they're proposing a three story building. He said the City should require retail spaces on the first floor, government space on the second, and apartments on the third.

Bob Ramos, Hanford - He asked the Council to discuss Item H in the General Business section, pertaining to Council Member Ramirez's Valley Voice trip to Washington, D.C. He doesn't think the City should pay for Council Member Ramirez's two extra days on the trip.

Joanne Doeter, General Manager of the Hanford Mall - Listened to the audio of the June 17th City Council Special Meeting and asks the Council to reconsider allowing furniture stores over 20,000 sq.ft.

Chris Egleoni, Visalia - He is a retail specialist and spoke in support of Joanne Doeter's request.

COUNCIL RESPONSE TO PUBLIC COMMENT:

Mayor Sorensen responded to Shelli Barker's invitation and the event will be added to the Council Members' calendar.

CONSENT CALENDAR:

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent calendar to be discussed and voted upon by a separate motion.

Members of the public requested to remove Item G. Council Member Brieno requested to remove Item H.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Draxler, Vice Mayor
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

- A. City Clerk: Approve minutes from the City Council meeting held on June 4, 2019.
- B. Utilities and Engineering: Continuance of Emergency Resolution for Treatment Project on Well No. 50 (9th Avenue and Hanford-Armona Road).
- C. Police: Out of State travel request for two executives from the Hanford Police Department to attend the International Association of Chiefs of Police (IACP) conference in Chicago.
- D. Utilities & Engineering: Suggested Routes to School for Frontier Elementary School, Pioneer Elementary School, and Pioneer Middle School; and Suggested Routes to School for Hanford Elementary School District and Saint Rose-Thomas McCarthy School.
- E. Utilities & Engineering: Adopt Resolutions 19-30-R and 19-31-R regarding Tract No.915, The Enclave, Initiation of the Landscape Assessment District Proceedings (Aquifer Drive and Millennium Way).
- F. Public Works: Approval of Resolution for California Department of Transportation Airport Improvement Program (AIP) Matching Grant Application.

ITEMS PULLED FROM CONSENT:

- A. Administration: Second Amendment to Central Valley Farming, LLC Lease.
(Item G)

Interim City Manager, Mike Olmos stated there is a request to extend the payment period for the lease of 1,600 acres of City owned property. The City has been contacted by several contractors and businesses that have provided services for that property and they say they haven't been paid by the current leasee, Central Valley Farming. Mr. Olmos asked the Council to continue the item.

RESULT:	WITHDRAWN
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B. Finance: Warrant Register.

(Item H)

Council Member Brieno asked if the Warrant Register was in a different format. Finance Director, Paula Lofgren informed the Council that with the new software, reports are printed out differently; however, she is working on reformatting the report.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Art Brieno, Council Member
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

PUBLIC HEARINGS:

- A. Public Works: Public hearing to receive public input regarding the proposed reduction, or no change in the assessment and imposition of a Standard Annual CPI increase in the annual assessment for the City of Hanford's Landscape Assessment Districts, per the Annual Engineer's Report for Fiscal Year 2019-2020; adopt Resolution 19-26-R confirming levy and collection of annual assessments pursuant to Chapter 3 of the Landscape and Lighting Act of 1972.

Dir. Camara explained that the City must hold an annual public hearing regarding any proposed changes such as rate increases or decreases, no changes, or the imposition of a Standard Annual CPI increase. There are a total of 39 Landscape Assessment Districts (LAD) in the city; of the 39 districts, it is proposed that 20 of them will have no changes to their fees, one district will have a rate decrease (Silver Oaks addition subdivision), and the remaining 18 districts will have the standard annual CPI increase of 3.3%.

Comments from those IN FAVOR:

No comments.

Comments from those OPPOSED:

No comments.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Francisco Ramirez, Council Member
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

- B. Utilities & Engineering: Conduct a public hearing regarding Tract 916 for the formation of Landscape Assessment District No. 19-01 at 12th Avenue and Bristol Lane, and adopt Resolution 19-29-R establishing the formation of the Tract 916 district and confirming the levy and collection of annual assessments.

Dir. Doyel presented the proposal for a new LAD at 12th Ave. and Bristol Lane. A new subdivision will be built at that location and the Public Hearing is required for approval of the LAD.

Comments from those IN FAVOR:
No comments.

Comments from those OPPOSED:
No comments.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Martin Devine, Council Member
SECONDER:	Francisco Ramirez, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

GENERAL BUSINESS:

- A. Administration: Review and possible termination of Chamber of Commerce Services Agreement.

Interim City Manager, Mike Olmos presented an overview at the Council's request from the last Council meeting. Mr. Olmos, Vice Mayor Draxler, and Council Member Devine met with the Chamber of Commerce representatives the previous week to discuss the Chamber's current situation. Mr. Olmos said in those discussion the Chamber stated they want to scale back on event planning and have a stronger focus on business services for their members.

Joey Joslin, Director of the Chamber of Commerce included the Chamber is also looking at the possibility of relinquishing ownership and responsibility of the Carousel and Freddy the Fire Truck to the City as a part of the plan to focus more on serving its members. Mayor Sorensen agreed that the City should take back responsibility for the Carousel and Freddy the Firetruck.

Council Member Ramirez referred to the Chamber's 2018 budget and asked Mr. Joslin about Measure C funding. Mr. Joslin stated that funding was done through a pact and not a part of the Chamber's budget. He then asked about \$82,000.00 listed as Administration; Mr. Joslin stated this amount is for the salaries of two full-time and two part-time employees. Council Member Ramirez stated other nearby Chambers of Commerce do not receive any funding from their home cities and said they have been more successful than Hanford Chamber of Commerce. Council Member Ramirez said he did not want the City to give more money to the Chamber.

Mayor Sorensen said in respect to Vice Mayor Draxler and Council Member Devine's meeting with the Chamber of Commerce, their recommendation is to allow the Chamber time to show they are keeping up on growing membership and serving businesses.

Council Member Brieno made a motion to continue the current contract with the Chamber, seconded by Council Member Devine.

RESULT:	APPROVED [4 TO 1]
MOVER:	Art Brieno, Council Member
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno
NAYS:	Ramirez

- B. Community Development: Waive second reading and adopt Ordinance 19-07, approving Municipal Code Amendment No. 2019-01: a request by 198-43, LLC to amend Title 17, Section 17.08.030 – Commercial, Office, and Industrial Zone Use Table of the Hanford Municipal Code by adding sections in order to permit or permit with a conditional use permit, the following uses in the C-R Regional Commercial zone district: colleges; exercise studios; large health facilities; business support services.

Mayor Sorensen recused herself from the discussion on the proposed ordinance.

Dir. Mata provided background information on the ordinance and the proposed permitted uses. Dir. Mata mentioned the earlier comment from Ms. Joanne Doeter in regards to allowing more square footage of space for furniture retailers outside the downtown zone and allowing government agency office use. Dir. Mata informed the Council that if they wanted to reconsider the aforementioned uses, the ordinance would be required to have another first reading.

Dir. Mata provided background information on the ordinance. Council Member Brieno asked for more information on a government agency that may be interested in locating office space within the Hanford Mall. Dir. Mata deferred the question to Ms. Joanne Doeter. At this time Ms. Doeter was not free to divulge much information other than the interested party is a State entity and would bring on 800 to 1,000 employees. Ms. Doeter also addressed her earlier request to open up the zoning to allow for furniture stores larger than 20,000 square feet.

Council Member Brieno made a motion in favor of the zoning to be changed to include conditional use for government offices; seconded by Council Member Ramirez. Motion passed 3-1.

RESULT:	APPROVED [3 TO 1]
MOVER:	Art Brieno, Council Member
SECONDER:	Francisco Ramirez, Council Member
AYES:	Draxler, Brieno, Ramirez
NAYS:	Devine
RECUSED:	Sorensen

- C. Administration: Pinnacle Pointe, LLC Second Amendment to Sales Tax Incentive Agreement.

Interim City Manager Mike Olmos provided information on the sales tax agreement with Pinnacle Pointe. The agreement stipulated that Pinnacle would be entitled to one-half of the sales tax generated from the Costco store to a maximum of \$2,000,000.00. Under direction from the Council, Staff contacted Pinnacle to discuss an early payoff of the agreement. The City has \$1,000,000.00 in reserves to use toward the payoff amount. The current amount owed to Pinnacle is \$1,860,000.00. If accepted, the City would save \$86,000.00. Vice Mayor Draxler voiced his support of the payoff agreement. Mayor Sorensen agreed with him.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Francisco Ramirez, Council Member
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

D. Utilities and Engineering: Approval of Final Map and Subdivision Agreement for Tract No. 911 (Washington Street and Kimball Lane).

Dir. Doyel presented information on Tract N. 911. Council Member Brieno asked if the Tract map would allow for a little park. Dir. Doyel stated it would not.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Art Brieno, Council Member
SECONDER:	Francisco Ramirez, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

E. Community Development: Historic Resources Permit 2019-03: a) A request to allow the installation of two signs for Sensory Rock, a noncontributing building within the Historic Overlay zone district; and b) A request to permit the repainting of Sensory Rock, a noncontributing building within the Historic Overlay zone district. The property is located at 240 N. Irwin Street, on the southwest corner of Eighth Street and Irwin Street (APN 012-052-004).

Senior Planner, Gabrielle Myers stated the building is designated as non-contributing in the Historic Overlay Zone. The building owner has requested to install to signs on the building and to repaint. Mayor Sorensen expressed her concern for business owners in the Historic Overlay Zone who may not know the processes or approvals required to make changes to their buildings.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Martin Devine, Council Member
SECONDER:	Francisco Ramirez, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

F. Community Development: Historic Resources Permit 2019-02: a request to allow the repainting of an existing awning for All Valley Printing, located at 110 W. Seventh Street within the Historic Overlay Zone. The property is designated as a non-contributing building. (APN 012-053-008).

Senior Planner, Gabrielle Myers provided information on All Valley Printing's request to allow repainting of their awning.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Draxler, Vice Mayor
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

G. Utilities and Engineering: That the City Council, by motion award a contract to Bush Engineering, Inc., of Hanford, CA in the amount of \$1,019,876.55 for the FY 17-18 Pavement Resurfacing Project; establish a construction contingency of \$101,000 for this project; and approve an additional appropriation of \$75,900 from Gas Tax Reserves. (On 12th Ave.: from Hanford-Armona Rd. to Springcrest St.; and on Lacey Blvd.: from 11th Ave. to Irwin St.)

Dir. Doyel informed the Council there were four bids on this project and Bush Engineering came in lowest.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Draxler, Vice Mayor
SECONDER:	Martin Devine, Council Member
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

H. City Clerk: Consider Out-of State Travel for Council Member Francisco Ramirez for Valley Voice Washington D.C. trip scheduled for Monday, September 9th through Saturday, September 14th; which includes two (2) additional days in Washington D.C. to meet with members of Congress on behalf of Hanford.

Council Member Ramirez stated the first extra day he requests is solely for arrival and to ensure he is well-rested and prepared for the Valley Voice meeting. He said the second extra day he requests is for a meeting he will set up at the Department of Veterans Affairs and Family Housing. He said this was because the State will require low income housing in order to qualify for road assistance tax. He also said on Friday, September 13th he will discuss homelessness issues.

Council Member Brieno said he was in support of Council Ramirez's travel plans. He said in the future it might be beneficial for Hanford to have a lobbyist. Council Member Ramirez said he wanted to state for the record that when he goes on trips he prefers to stay at cheap motels so as to not spend too much of the City's money.

Mayor Sorensen felt there are a few things that need to be stated: a representative of the Council attending the Valley Voice conference should take time to determine what the Council wishes to be represented. She informed Council Member Brieno that the City did have a lobbyist about 10 years ago and the City did receive funding and grants for projects. Mayor Sorensen doesn't feel the Council is sending Council Member Ramirez with a direction of talking points and objectives in which to represent the City.

Council Member Ramirez said the Valley Voice conference arranged by the Council of Governments (COG) has given him an itinerary of the conference which he said he would give to the Council, and he will provide his itinerary for the extra days as well. Mayor Sorensen reiterated the importance of the Council all getting on the same page with how the City will be represented. She further stated that locally the federal representative is Congressman T.J. Cox. Council Member Ramirez wanted to state

on the record that the trip and days he's requesting is within his travel budget. Mayor Sorensen agreed there is some flexibility with the Council Members' travel budget, but reiterated her main concern is the representation for the City and that the representation is in line with the City and Council's goals.

Vice Mayor Draxler wanted more clarification on what Council Member Ramirez hopes to accomplish on the additional days. He asked Council Member Ramirez to bring back viable information to which Council Member Ramirez agreed. Mayor Sorensen asked if the meetings/discussions he's planning on having at various departments are already scheduled. He said he is having them arranged right now and will provide an itinerary before he leaves; Mayor Sorensen asked if he had appointment times secured yet, he answered no. Mayor Sorensen stated she wasn't comfortable with him staying.

Council Member Brieno made a motion to approve the request set forth. There was no second.

Mayor Sorensen made a motion to amend travel for Council Member Ramirez for September 9th through 13th. Council Member Brieno asked for the travel costs amount that will be covered by KCAG; Council Member Ramirez said they are paying for 3 days. Council Member Brieno felt that since the trip costs will be mostly covered by a different agency, the Council voting on this item is a moot point. City Clerk, Sarah Martinez clarified some of the costs that would be incurred by the City.

Council Member Ramirez then said that they [KCAG] would have to change the airplane ticket reservation for a return date of September 13th instead of the 14th and maybe they would charge the City the fee for that change. Mayor Sorensen and Vice Mayor Draxler were not aware the airplane tickets were already purchased.

Council Member Brieno reiterated his support to allow the extra travel days. Mayor Sorensen went back to the original motion made by Council Member Brieno since the travel arrangements were already made. Vice mayor Draxler made the motion to approve the request, Mayor Sorensen seconded. Motion passed, 5-0.

Council Member Ramirez wanted to state for the record that he will report for everyday of his trip.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Draxler, Vice Mayor
SECONDER:	Sue Sorensen, Mayor
AYES:	Draxler, Devine, Sorensen, Brieno, Ramirez

COUNCIL REPORTS/COMMENTS:

Council Member Brieno - He expressed appreciation for a clean-up effort on 11th Ave. and 198 on-ramp of a homeless encampment.

Council Member Ramirez - He thanked those who attended the meeting that evening.

Vice Mayor Draxler - He spoke about the KWRA transition to privatization.

Mayor Sorensen - She expressed appreciation for Interim City Manager, Mike Olmos.

COUNCIL FUTURE AGENDA ITEMS:

None.

RETURN TO CLOSED SESSION FOR DISCUSSION OF THE FOLLOWING:

Mayor Sorensen adjourned to Closed Session 11:00 p.m.

A. CONFERENCE WITH LEGAL COUNSEL - LABOR NEGOTIATIONS (GC 54957.6)

Agency Designated Representatives: Mike Olmos, Sarah Cardoza, Paula Lofgren, and Mario Zamora
Employee Organizations: Hanford Firefighters Local 3898, IAFF; Hanford General Employees Management Association, (GEMA); Hanford Police Officers Association, (HPOA); and Service Employees International Union, Local 521 (SEIU).

B. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (GC 54956.9(d)(1))

Tayfoya v. City of Hanford
Kings County Case No. 18C0379

Valdez v. City of Hanford
Eastern District Case No. 1:17-cv-00430

Sara Perez v. City of Hanford
Kings County Case No. 17C0335

CLOSED SESSION ACTION REPORT:

No action taken.

ADJOURNMENT:

Mayor Sorensen adjourned the meeting at 11:57 p.m.

Respectfully submitted,

Sarah Martinez
City Clerk